

121.0

0002

0008.0

Map

Block

Lot

1 of 1
CARD

ARLINGTON

APPRaised:

35,700 /

35,700

USE VALUE:

35,700 /

35,700

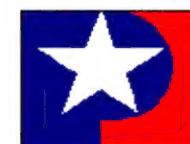
ASSESSED:

35,700 /

35,700

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY


Patriot
Properties Inc.

No	Alt No	Direction/Street/City
0	LOT	HOPKINS RD, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	CAP GMBH	
Owner 2:		
Owner 3:		

Street 1: PO BOX 292
Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: N
Postal: 02476 Type:

PREVIOUS OWNER	
Owner 1:	GILLESPIE BRIAN W -
Owner 2:	HEDLER AMY S -
Street 1:	45 HOPKINS ROAD
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION
This Parcel contains .083 Sq. Ft. of land mainly classified as
Undev. Land

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description % Item Code Description

Z	R1	SINGLE FA	100	water	
o				Sewer	
n				Electri	
		Census:		Exempt	
		Flood Haz:			
D				Topo	
s				Street	
t				Gas:	

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
132	Undev. Land		3636	Sq. Ft.	Site			0	90.	0.11	10			Unbuild	-85	Size	-50			35,713						35,700	

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
132	3636.000			35,700	35,700		77945
							GIS Ref
							GIS Ref
							Insp Date
							10/27/99

Total Card	0.083	35,700	35,700	Entered Lot Size
Total Parcel	0.083	35,700	35,700	Total Land:
Source:	Market Adj Cost	Total Value per SQ unit /Card:	N/A	Land Unit Type:

Parcel ID: 121.0-0002-0008.0

!9356!

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	132	FV		0	3,636.	35,700	35,700		Year end	12/23/2021
2021	132	FV		0	3,636.	35,700	35,700		Year End Roll	12/10/2020
2020	132	FV		0	3,636.	35,700	35,700	35,700	Year End Roll	12/18/2019
2019	132	FV		0	3,636.	37,700	37,700	37,700	Year End Roll	1/3/2019
2018	132	FV		0	3,636.	27,800	27,800	27,800	Year End Roll	12/20/2017
2017	132	FV		0	3,636.	26,600	26,600	26,600	Year End Roll	1/3/2017
2016	132	FV		0	3,636.	24,600	24,600	24,600	Year End	1/4/2016
2015	132	FV		0	3,636.	20,600	20,600	20,600	Year End Roll	12/11/2014

PRINT

Date Time

12/30/21 08:55:49

LAST REV

Date Time

10/17/19 15:21:20

jorourke

9356

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

SALES INFORMATION

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
GILLESPIE BRIAN	72989-70	1	7/25/2019	Mult Lots	2,210,000	No	No		
FLYNN WALLACE	31335-428		4/24/2000	Portion-Asst	70,000	No	No		
	11141-477		6/17/1966			No	No	N	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
10/17/2019	Mail Update	JO	Jenny O
10/27/1999	Vacant Lot	266	PATRIOT

Sign:

VERIFICATION OF VISIT NOT DATA

____/____/____

EXTERIOR INFORMATION		BATH FEATURES		COMMENTS		SKETCH		
Type:		Full Bath:	Rating:					
Sty Ht:		A Bath:	Rating:					
(Liv) Units:	Total:	3/4 Bath:	Rating:					
Foundation:		A 3QBth:	Rating:					
Frame:		1/2 Bath:	Rating:					
Prime Wall:		A HBth:	Rating:					
Sec Wall:	%	OthrFix:	Rating:					
Roof Struct:		OTHER FEATURES		RESIDENTIAL GRID				
Roof Cover:		Kits:	Rating:	1st Res Grid	Desc:	# Units		
Color:		A Kits:	Rating:	Level	FY LR DR D K FR RR BR FB HB L O			
View / Desir:		Frl:	Rating:	Other				
WSFlue:		WSFlue:	Rating:	Upper				
GENERAL INFORMATION		CONDO INFORMATION		Lvl 2				
Grade:		Location:		Lvl 1				
Year Blt:	Eff Yr Blt:	Total Units:		Lower				
Alt LUC:	Alt %:	Floor:		Totals	RMs:	BRs:	Baths:	HB
Jurisdic:	Fact.:	% Own:		REMODELING		RES BREAKDOWN		
Const Mod:		Name:		Exterior:	No Unit	RMS	BRs	FL
Lump Sum Adj:		DEPRECIATION		Interior:				
INTERIOR INFORMATION		Phys Cond:	0.0 %	Additions:				
Avg Ht/FL:		Functional:	%	Kitchen:				
Prim Int Wal		Economic:	%	Baths:				
Sec Int Wall:	%	Special:	%	Plumbing:				
Partition:		Override:	%	Electric:				
Prim Floors:				Heating:				

INTERIOR INFORMATION

Avg Ht/FL:	
Prim Int Wal:	
Sec Int Wall:	%
Partition:	
Prim Floors:	
Sec Floors:	%
Bsmnt Flr:	
Subfloor:	
Bsmnt Gar:	
Electric:	
Insulation:	
Int vs Ext:	
Heat Fuel:	
Heat Type:	
# Heat Sys:	
% Heated:	% AC:
Solar HW:	Central Vac:
% Com Wal	% Sprinkled

MOBILE HOME

Make:

odel:

Serial #

Year:

ID 121-0-0002-0008

SPEC FEATURES/YARD ITEMS

SKETCH

COMMENTS

ATH FEATURES

EXTERIOR INFORMATION

Type:	
Sty Ht:	
(Liv) Units:	Total:
Foundation:	
Frame:	
Prime Wall:	
Sec Wall:	%
Roof Struct:	
Roof Cover:	
Color:	
View / Desir:	

GENERAL INFORMATION

Grade:	
Year Blt:	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdict:	Fact:
Const Mod:	
Lump Sum Adj:	

CONDOS INFORMATION

Location:	Lower	Totals	RMs:	BRs:	Baths:	HB
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REMODELING

Exterior:	No. Unit	RMS	RBS	RS
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BFS BREAKDOWN

RES BREAKDOWN

DEPRECIATION

Condition:	0.0	%	Additions:	
Functional:		%	Kitchen:	
Economic:		%	Baths:	
Special:		%	Plumbing:	
Override:		%	Electric:	
	Total:	0	Heating:	Totals
		%	General:	

ALC SUMMARY

SUB ARFA

SUB AREA DETAIL

IMAGE

AssessPro Patriot Properties, Inc